

Planning and Zoning
Commissioners

Art Hughes, Chairman
John Clark, Vice Chair
Randy Haynes, Parliamentarian



Robert Horton
John Bond
Don Maxwell
G. H. Jones
Michael Parks
Michael Beckendorf

AGENDA
BRYAN PLANNING AND ZONING COMMISSION
Thursday, August 3, 2006
BRYAN MUNICIPAL BUILDING, 300 SOUTH TEXAS AVENUE

Workshop Meeting – 5:00 p.m.
Conference Room 305

1. WORKSHOP SESSION.

A. REVIEW OF AGENDA FOR REGULAR PLANNING AND ZONING COMMISSION MEETING OF August 3, 2006 (No action will be taken).

B. COMMISSION/STAFF CONCERNS.

Regular Meeting – 6:00 p.m.
Council Chambers

2. CALL TO ORDER.

3. CITIZENS TO BE HEARD.

4. RECOGNITION OF AFFIDAVITS FILED IN RESPONSE TO STATE LAW ON DISCLOSURE OF LOCAL OFFICIAL'S CONFLICT OF INTEREST.

5. CONSENT AGENDA (These items will be considered under one action unless removed for discussion by a member of the Planning and Zoning Commission.)

A. Consideration – Final Plat (FP06-30)

B. Wilson

Final plat of Colony Park North Subdivision, 2 lots for commercial use consisting of 5.80 acres and dedication of a 1.05 acre tract for right of way. This property is located on North Earl Rudder Freeway west of the intersection Boonville Road and North Earl Rudder Freeway, Bryan, Brazos County, Texas. [STAFF REPORT](#)

6. PUBLIC HEARING/CONSIDERATION – Planning Variance (PV06-14)

S. Gage

A request for variance from the minimum 7.5-foot side building setback generally required on residential lots abutting another property or alley on property at 904 Dansby, occupying Lot 19 in Block 1 of the Higgs Subdivision, Bryan, Brazos County, Texas. [STAFF REPORT](#)

7. PUBLIC HEARING/CONSIDERATION – Planning Variance (PV06-15)

S. Gage

A variance from the minimum 25-foot front building setback generally required on residential lots on property at 2305 Staunton Drive, occupying parts of Lot 8 and Lot 9 in Block 13 of the Margaret Wallace Subdivision, Bryan, Brazos County, Texas. [STAFF REPORT](#)

8. PUBLIC HEARING/CONSIDERATION – Planning Variance (PV06-17)

S. Gage

A variance from the minimum 7.5-foot side building setback generally required on residential lots abutting another property or alley on property at 2305 Staunton Drive, occupying parts of Lot 8 and Lot 9 in Block 13 of the Margaret Wallace Subdivision, Bryan, Brazos County, Texas. [STAFF REPORT](#)

9. PUBLIC HEARING/CONSIDERATION – Planning Exception (PE06-03) M. Zimmermann

A request for an exception from standards of the Subdivision Ordinance limiting cul-de-sac street lengths in subdivisions with lot sizes equal to or greater than one acre to 1,200 feet, to allow a cul-de-sac street of up to 3346.75 feet in length on approximately 64 acres of land located on the south side of FM 1179, extending approximately 1800-2100 feet east from its intersection with Steep Hollow Circle in Bryan's eastern extraterritorial jurisdiction (planned Oak Hill Estates subdivision) in Brazos County, Texas. [STAFF REPORT](#)

10. PUBLIC HEARING/CONSIDERATION – Planning Exception (PE06-04) M. Zimmermann

A request for an exception from standards of the Subdivision Ordinance requiring lots of one acre or more in size in Bryan's extraterritorial jurisdiction (ETJ) to be a minimum 150 feet in width, to allow up to five lots in a planned subdivision to be less than 150 feet in width on approximately 64 acres of land located on the south side of FM 1179, extending approximately 1800-2100 feet east from its intersection with Steep Hollow Circle in Bryan's eastern extraterritorial jurisdiction (planned Oak Hill Estates subdivision) in Brazos County, Texas. [STAFF REPORT](#)

11. PUBLIC HEARING/CONSIDERATION – Planning Exception (PE06-05) J. Dean

A request for an exception from the standards of the Subdivision Ordinance requiring the installation of public infrastructure to a platted lot, located approximately 460 feet from the dead end of Red River Drive, Chapman Well Site, 1.66 Acres, John Austin League, A-2, Bryan, Brazos County, Texas. [STAFF REPORT](#)

12. CONSIDERATION – Final Plat (FP06-15) J. Dean

Final plat of Chapman Well Site Subdivision, 1 lot located approximately 460 feet from the dead end of Red River Drive, Chapman Well Site, 1.66 Acres, John Austin League, A-2, Bryan, Brazos County, Texas. [STAFF REPORT](#)

13. ADJOURN

FOR INFORMATION ON TDD, SIGN LANGUAGE INTERPRETATION, OR OTHER TRANSLATION OR ACCESSIBILITY INFORMATION, PLEASE CONTACT [\(979\) 209-5120](tel:9792095120) AT LEAST 48 HOURS BEFORE THE SCHEDULED TIME OF THE MEETING.